

Minutes of the Housing Authority of the County of Dodge

The Dodge County Housing Authority met Wednesday, July 27, 2016 in the board room of the Housing Authority office located at 491 E Center Street, Juneau, Wisconsin.

The meeting was called to order at 8:30 am by Glenn Stousland, Chairman.

Roll Call: Glenn Stousland, Chairman, Ken Neumann, Eugene Wurtz,

Absent: Mary Reak, Shirley Kitchen

Also Present: Donna Braun, Executive Director and Jamie Rhodes, Housing Supervisor

Pledge of Allegiance

Verification of proper meeting posting

Motion was made by Ken Neumann to approve the agenda. The motion was seconded by Eugene Wurtz. Motion carried.

Motion was made by Eugene Wurtz and seconded by Ken Neumann to dispense the reading of the June 22, 2016 minutes and approve them as presented. Motion carried.

Public Forum: None

Communications: None

The Financial reports were reviewed. A motion was made by Ken Neumann and seconded by Eugene Wurtz to approve the financial reports as presented. Motion carried.

Bills for Dodge 1, 6, OGLLC, HA and HUD were presented. A Motion was made by Eugene Wurtz and seconded by Ken Neumann to approve the bills and pay as due. Motion carried.

Unfinished Business:

11. A Dodge 1, 6 and OGLLC Occupancy Report for period July 2016.

Theresa	12-11	Burnett	12-11	Iron Ridge	8-8	Waupun	48-45
Ashippun	12-12	Lowell	12-12	Juneau	15-15	Oak Gove	24-23
Reeseville	14-11	Hustisford	14-13	Beaver Dam	17-16		

Progress report on Housing Choice Voucher Section 8 Program: Vouchers – 142 + 2 port out

Occupancy report- Reviewed details of occupancy report.

Maintenance report- Burnett and Ash Well test were good. Remodeled 2 units in Waupun. Moved on to Beaver Dam. Juneau exterior doors being installed. Beaver Dam & Burnett in schedule. Have numbers for Lowell, Hustisford and Iron Ridge too. Hustisford Gutters will be installed this week.

Tenant/Program participation report- Denied application. Held meeting with applicant, legal aid and grievance officer. Requested release for additional information. Tenant 14 day for alcohol disruption. Tenant set up meeting with Human Services to move forward. Tenant nonrenewal pending. We had a *successful Fire Drill* in Theresa. Fire department appreciates the training as well.

Management- Unaudited A133 submission was approved without comments. Auditor visit went well. Very few journal entries will be entered on next month's financials. Audited A133 will be submitted by December deadline.

Old Business:

- A. A motion was made by Eugene Wurtz to approve the D1 3/31/2016 Year End report. Motion was seconded by Ken Neumann.
- B. Board discussed more options for Beaver Dam Landscaping.

New Business:

- A. Board discussed resolution to tenant complaint.
- B. A motion was made by Eugene Wurtz to adapt the Limited English Proficiency (LEP) Plan. The motion was seconded by Ken Neumann. Motion carried.
- C. Board discussed Project Based Voucher options.

The next meeting of the Dodge County Housing Authority is scheduled August 24, 2016 at 8:30am.

A motion was made by Ken Neumann to adjourn. The motion was seconded by Eugene Motion carried.

Meeting adjourned at 10:00 a.m.

Glenn Stousland, Chairperson

Donna Braun, Executive Director

DODGE COUNTY HOUSING AUTHORITY

491 East Center Street

Juneau, WI 53039

Office 920-386-2866

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OCCUPANCY REPORT---Rural Development

July 1, 2016

Move-Outs/Move Ins

August 1, 2016

Dodge 1

Theresa 12-11
Ashippun 12-12
Reeseville 14-11
Burnett 12-11
Hustisford 14-13
Lowell 12-12
Iron Ridge 8-8
Juneau 15-15
Beaver Dam 17-16
Total Vacancies 116 -109
Percent Vacancy 6%

2 M/O

1 M/I

2 M/O

Theresa 12-11
Ashippun 12-10
Reeseville 14-12
Burnett 12-11
Hustisford 14-13
Lowell 12-12
Iron Ridge 8-8
Juneau 15-15
Beaver Dam 17-14
Total Vacancies 116 - 106
Percent Vacancy 8.6%

Dodge 6

Waupun 48- 45
Total Vacancies 48-3
Percent Vacancy 6.3%

2 M/I

Waupun 48-47
48 - 1
Percent Vacancy 2.1%

Dodge 8/OGLLC

Oak Grove 24 -23
Percent Vacancy 4.2

Oak Grove 24-23
Percent Vacancy 4.2%

HUD HOUSING CHOICE VOUCHER PROGRAM

July 1, 2016

Total program participants paid by Dodge County 142 + 2 port out = 144 total

August 1, 2016

Less 1 household removed
Less 1 port out absorbed
Less 0 voucher searching
Added 1 Port In absorbed
Added 0 New
Added 0 voucher searching back on program
Program Participants in Dodge County 141
Paying for port out 2
Total program participants we are paying for 143
Current program participants searching 0
Current Vouchers Issued 0
Waiting List / with local preference, and not very low 1616/2075

Prepared - August 19, 2016